



Recommendation for Action

File #: 21-1964, **Agenda Item #:** 10.

6/3/2021

Posting Language

Authorize negotiation and execution of an amendment to the professional services agreement with Miro Rivera - Tatiana Bilbao, LLC, Joint Venture of Miro Rivera Architects Inc. and Tatiana Bilbao SC for professional design services for the renovation and expansion of the Emma S. Barrientos Mexican American Culture Center in the amount of \$1,400,000 for a total contract amount not to exceed \$3,900,000.

[Note: This amendment will be awarded in compliance with City Code 2-9B (Minority Owned and Women Owned Business Enterprise Procurement Program). Current participation to date is 6.21% MBE and 17.22% WBE.]

Lead Department

Capital Contracting Office

Managing Department:

Parks and Recreation Department

Fiscal Note:

Funding is available in the Fiscal Year 2020-2021 Capital Budget of the Parks and Recreation Department.

Purchasing Language:

Original contract was awarded through a qualifications-based selection process.

Prior Council Action:

July 29, 2020 - City Council approved a professional services agreement with the Joint Venture of Miro Rivera Architects Inc. and Tatiana Bilbao SC (Miro Rivera/Tatiana Bilbao, LLC) for the renovation and expansion of the Emma S. Barrientos Mexican American Culture Center.

February 20, 2020 - City Council authorized the utilization of the Construction Manager-at-Risk method of contracting as the type of Alternative Delivery Method.

May 24, 2018 - City Council adopted the Emma S. Barrientos Mexican American Cultural Center Master Plan.

For More Information:

Inquiries should be directed to the City Manager's Agenda Office, at 512-974-2991 or AgendaOffice@austintexas.gov <<mailto:AgendaOffice@austintexas.gov>>

NOTE: Respondents to this solicitation, and their representatives, shall direct inquiries to Rolando Fernandez, 512-974-7749; Beverly Mendez, 512-974-3596; or the Project Manager, Heidi Tse, 512-974-7172.

Additional Backup Information:

The Emma S. Barrientos Mexican American Culture Center (ESB-MACC) is dedicated to the preservation,

creation, presentation, and promotion of Mexican American cultural arts and heritage. The center is a tremendous resource for the community and visitors to learn and participate in classes and programs that will foster a meaningful understanding and appreciation of not only Mexican American, but also Native American, Hispanic, and other Latino cultures.

In 2018, a revised Master Plan for the ESB-MACC was adopted by Council to address the changing urban context of the Rainey Street Historic District, the addition of parcels of City-owned land dedicated as parkland to the site, and the evolving program needs of the center since the original inception of the Master Plan in 2000. A series of public meetings, on-line surveys and focus groups were conducted to collect input to determine priorities of the community for this revision to the Master Plan. The 2018 Master Plan outlines the remaining Phase 2 and Phase 3 of the center and serves as a guide to the renovation and future expansion of the facility.

The current ESB-MACC was completed in June 2007 and with growing needs of the community, the facility is ready for the implementation of Phase 2. The ESB-MACC has insufficient space to host the myriad of activities desired by the community. As such, staff and storage areas are inadequate in providing support. Existing public spaces are in need of interior updates to improve functionality to better meet present and future needs. Connectivity to the hike and bike trails, Lady Bird Lake, and pedestrian walkways are needed to activate the plaza and draw people to the facility for cultural events. The new addition to the building will pay homage to the late renowned Mexican design architect, Teodoro Gonzalez de Leon. The expansion will also successfully integrate with the current urban neighborhood. Lastly, a grand promenade is needed to better define the entrance and to signify this as a premier cultural destination for visitors and citizens alike.

Funding for Phase 2 of the 2018 ESB-MACC Master Plan project was obtained through approval of the 2018 G.O. Bond Election, Proposition B, Libraries, Museums and Cultural Arts Facilities.

This project includes Architectural/Engineering consultant services for all phases of the project including review of the 2018 Master Plan - Phase 2, and site studies, building program services, design phase services, bid phase services, construction phase services, post construction phase services, warranty phase services, and all related infrastructure necessary to meet City of Austin development requirements. The selected firm is collaborating with the selected Construction Manager-At-Risk (CMR), Rogers-O'Brien Construction, and the City to provide optimal design, effective scheduling, and cost control.

As per Resolution No. 20200521-095 directing the City Manager to review capital project delivery planning and accelerate delivery of cultural center facilities included in the 2018 bond package, the ESB-MACC is specifically identified as one of the capital projects intended to aid economic recovery of the City's vital arts, music, and entertainment industries during the COVID-19 pandemic.

An agreement for Preliminary Phase Services was executed in November 2020. The Preliminary Phase Services are nearing completion and the project is preparing to transition into the remaining Design Phase Services.

If authorization is not given to execute an amendment to the professional design contract, Phase 2 of the ESB-MACC Master Plan will not be realized as programmed and the project will be delayed while the identified design elements are redefined to reduce costs.

This amendment has been approved by the City's Change Control Committee. The Change Control Committee was set up in accordance with Council Resolution No. 20120126-048, to provide for the establishment of consistent criteria and process to evaluate contractual changes for all contracts administered by the Capital Contracting Office. The Change Control Committee is comprised of management-level subject

matter experts.

Miro Rivera/Tatiana Bilbao, LLC is located in Austin, TX.

Strategic Outcome(s):

Culture and Lifelong Learning; Government That Works for All